

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
44		BROWNING RD, ARLINGTON

## OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	DENHEZ FABIENNE		
Owner 2:			
Owner 3:			
Street 1:	44 BROWNING RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

## PREVIOUS OWNER

Owner 1:	LAFYATIS ROBERT A -		
Owner 2:	DENHEZ FABIENNE -		
Street 1:	44 BROWNING RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

## NARRATIVE DESCRIPTION

This parcel contains .172 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1957, having primarily Wood Shingle Exterior and 1904 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.17218	Total SF/SM:	7500	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	451,500	SpL Credit	Total:	451,500
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

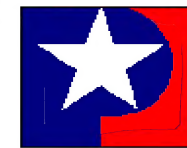
Total Card /

Total Parcel

**837,200**

**837,200**

**837,200**



**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	121969
	Prior Id # 2:	
	Prior Id # 3:	
6	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
6	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

## ACTIVITY INFORMATION

Date	Result	By	Name
8/15/2018	Inspected	BS	Barbara S
7/12/2018	MEAS&NOTICE	BS	Barbara S
3/21/2009	Inspected	197	PATRIOT
12/29/2008	Measured	163	PATRIOT
3/31/2004	Inspected	BR	B Rossignol
5/22/2002	Permit Visit	PM	Peter M
4/15/2000	Inspected	270	PATRIOT
1/12/2000	Mailer Sent		
1/5/2000	Measured	264	PATRIOT

**Sign:** VERIFICATION OF VISIT NOT DATA            /      /

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	7500.000	384,900	800	451,500	837,200		121969
							GIS Ref
							GIS Ref
Total Card	0.172	384,900	800	451,500	837,200	Entered Lot Size	GIS Ref
Total Parcel	0.172	384,900	800	451,500	837,200	Total Land:	Insp Date
Source: Market Adj Cost		Total Value per SQ unit /Card:		439.71	/Parcel: 439.71	Land Unit Type:	09/15/18

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	384,900	800	7,500.	451,500	837,200		Year end	12/23/2021
2021	101	FV	373,700	800	7,500.	451,500	826,000		Year End Roll	12/10/2020
2020	101	FV	373,700	800	7,500.	451,500	826,000	826,000	Year End Roll	12/18/2019
2019	101	FV	281,400	900	7,500.	451,500	733,800	733,800	Year End Roll	1/3/2019
2018	101	FV	279,500	0	7,500.	380,600	660,100	660,100	Year End Roll	12/20/2017
2017	101	FV	279,500	0	7,500.	348,300	627,800	627,800	Year End Roll	1/3/2017
2016	101	FV	279,500	0	7,500.	296,700	576,200	576,200	Year End	1/4/2016
2015	101	FV	272,900	0	7,500.	258,000	530,900	530,900	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

